RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TN167443

Davidson County DEEDWARR
Recvd: 06/30/16 15:47 3 pgs
Fees:18.00 Taxes:564.25
20160630-0067209

WARRANTY DEED

JENNIFER R. PIERCE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $152,500.00.

Lu Ann Maloney
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th day of June, 2016.

NOTARY PUBLIC

My commission expires: 11-0-17

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mina A. Zaki and Mari Ibrahim 816 Trailside Circle Antioch, TN 37013	Same address as new owner	165 13 0A 049.00

FOR AND IN CONSIDERATION of the sum of One Hundred Fifty Two Thousand Five Hundred and 00/100 Dollars ($152,500.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **CAROL L. MORRIS AND JEFFERY M. MORRIS, WIFE AND HUSBAND,** hereinafter called the Grantor(s), have bargained and sold and by these presents do hereby transfer and convey unto, **MINA A. ZAKI AND MARI IBRAHIM,** husband and wife, hereinafter called the Grantee(s), her heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot #397 on the Plan of Section #4, Peppertree Forest, Phase #1, a P.U.D. as of record in Plat Book 7900, page 426, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Carol L. Morris and Jeffery M. Morris, wife and husband, by Warranty Deed from Magdy Mussa, a single man, dated 8/8/2014, recorded 8/12/2014, of record in Instrument No. 20140812-0072620, in the Register's Office for Davidson County, Tennessee.

The address of the herein described property is believed to be 816 Trailside Circle, Antioch, TN 37013, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), her heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2016 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), her heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 24th day of June, 2016.

CAROL L. MORRIS

JEFFERY M. MORRIS

STATE OF UTAH
COUNTY OF Salt Lake

Personally appeared before me, a Notary Public, Carol L. Morris and husband, Jeffery M. Morris, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 24th day of June, 2016.

Notary Public

Jason Merrill
Printed Notary Name

My commission expires: 08-17-2018

JASON MERRILL
NOTARY PUBLIC•STATE OF UTAH
COMMISSION# 678588
COMM. EXP. 08-17-2018

JASON MERRILL
NOTARY PUBLIC•STATE OF UTAH
COMMISSION# 678588
COMM. EXP. 08-17-2018

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Carl E. Dunphy, II, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 11-5-2018

CARL E. DUNPHY II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
11.5.2018
STATE OF TENNESSEE